



Where Georgia comes together.

## Department of Community Development

### Phone

478-988-2720

### Email

comm.development@perry-ga.gov

### Address

741 Main Street  
Perry, GA 31069

### Staff Contacts

- **Chad McMurrian**  
Engineering Services Manager  
chad.mcmurrian@perry-ga.gov
- **Travis Hill**  
Engineering Technician  
travis.hill@perry-ga.gov
- **Brad Cavender**  
Sr. Utility/Construction Inspector  
brad.cavender@perry-ga.gov
- **Andrew Klug**  
Utility/Construction Inspector I  
andrew.klug@perry-ga.gov
- **Sarah L. Nottingham**  
Stormwater Inspector II  
sarah.nottingham@perry-ga.gov

# FINAL PLAT INSPECTION CHECKLIST

## What's Required

### GENERAL

- Power installed – Required before final plat is approved
- Street lighting in place or paid invoice before final plat
- Street signage installed
- Property pins installed front and back
- Fill in behind curb
- Buffers in place
- Grassing, seed and straw bare areas on right -of- way
- Emergency access road
- As-built drawings uploaded to Citizen Self Service Portal
- EPD forms complete and emailed to GWES, LLC  
burke@georgiawaterservices.com
- Water and sewer line extension forms from engineer

### UTILITIES

- Services and valves scribed on curb (I cut= Water II= Sewer V = Valve)
- Color coded wooden posts in place at each service

### SEWER

- Verify all manholes are properly grouted, clean and inverts allow proper flow
- Verify marker installed at end of main terminations
- Verify utility phase points
- Verify access to all manholes with sewer truck
- Verify all plugs are removed from manholes
- Pretest sewer mains and lateral at 5 psi before contacting inspector
- Pretest manholes at -10 vacuum pressure before contacting inspector
- Sewer main mandrel tests
- Sewer main pressure tests
- Sewer manhole vacuum tests 10 inches of mercury required depth
- Compaction tests
- CCTV complete and reviewed after compaction test, proof roll and base rock

### WATER

- Verify wrench can operate all valves – inspect with light
- Verify all water valves open (exception: temporary end valves at phase ends)
- Verify temporary ends are capped/rodded/plugged
- Verify tap at City main is operable and open
- Verify valve boxes are flush with collar
- Verify water meter boxes have been installed with 1-7/8" hole for transmitter antenna
- Verify all water services work after power installed
- Verify blow-offs operate properly
- Verify all in-ground hydrant valves are open
- Verify all hydrants operate



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# FINAL PLAT INSPECTION CHECKLIST

- Hydrants factory painted to City specifications
- Verify hydrants have Storz Connection
- Verify hydrants located on property line
- Verify hydrants located in right-of-way
- Verify marker installed at end of main terminations
- Verify utility phase points
- Water flow (GPM/pressure, static) test be performed at supply line and results sent to Perry Fire Marshal @ [darryl.kitchens@perry-ga.gov](mailto:darryl.kitchens@perry-ga.gov)
- Pretest for two hours at 150 PSI before contacting inspector
- Water main pressure tests prior to bac T
- Water main bacteria testing after pressure testing
- Compaction tests

### STORM SYSTEM

- Verify all storm line on grade and clean
- Verify reinforced concrete pipe RCP or HP properly bedded under paving
- Verify inverts poured in all structures
- Erosion and sedimentation control measures in place
- Inspect discharge of water to adjacent property
- Evaluate discharge onto adjacent property
- Verify utility phase points
- Provide as-built hydrology certification from design engineer to verify system performs as designed
- If not donated to City, stormwater maintenance agreement executed

### PUMP STATION

- Verify all force main valves are open
- Verify pumping station is built to plans
- Test pump station operation without generator
- Test pump station operation with generator
- Verify 1/3 cost of pump station generator has been paid if flow is less than 150 GPM
- Verify pump station force main discharge manhole properly coated
- Force main pressure tests
- Drawdown test
- Vibration testing of pumps and motors if necessary.
- Generator testing
- Compaction tests

### TEST REPORTS

- Copies of tests made by testing lab to be sent to City

### STORM ROADWAY

- Compaction Tests
- Roadway
- Subgrade density tests
- Rock density tests
- Proof roll reports
- String line reports - crown height



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# FINAL PLAT INSPECTION CHECKLIST

- Temporary turnarounds
- Check paving width and cul-de-sac diameter

## SIDEWALKS and DRIVEWAYS

- Visually inspect entire length of sidewalks (ADA compliance)
- Cross slopes < 2% ex. < 3/4" on a 48" wide sidewalk
- Cracks from edge to edge will require replacement (no crack sealant)
- Cracks 1/4" or greater and/or a difference of elevation will be required to be straight cut, removed and repoured.  
\*Option: Have a compaction test by 3rd party professional on questionable cracks
- Public access easements left unobstructed and recorded on plat